

Regular Planning Commission Meeting

Fruitport Charter Township

5865 Airline Road

Date: December 15, 2015

Chairman Jacobs brought the meeting to order at **7:00 p.m.**

01. Roll Call:

- A. Members Present: Jeff Jacobs, Mike Michelli Jr., Brett Suchecki, Kyle Osterhart, Randy Lee, Geoff Newmyer & Chuck Whitlow.
- B. Members Absent: None.

02. Approval of the November 24, 2015 Regular Planning Commission Meeting Minutes:

- A. The minutes were accepted as presented.

03. Approve / Amend Agenda:

- A. The agenda was accepted as presented.

04. Correspondence / Reports:

- A. Meyer Music would like to add a dumpster enclosure for the other half of their building. Supervisor Werschem suggested they would need site plan approval if they were to submit a new dumpster enclosure, of a material other than brick to match the building. The planning commission agreed.

05. Public Comments pertaining to agenda topics: None.

New Business

06. Site Plan Schultz Auto Body

Parcel: 61-15-123-100-0016-00

Purpose: New Auto Body Repair Facility

- A. **Motion** by Jacobs requiring Kyle Osterhart to abstain due to conflict of interest. Osterhart is providing the construction documents. **Supported** by Lee.
 - 1. Roll Call:
 - a. Ayes: Jacobs, Lee, Michelli Jr., Suchecki, Whitlow, Newmyer, & Osterhart.
 - b. Nays: None.
- B. Ken Schultz: 6920 14th Street, Fruitport, MI, Owner of the parcel and is starting an Auto Body Shop at the location.
- C. Jacobs mentioned the planning commission needs to know the colors on the building. The revised site plan will show the color scheme.
- D. 5223 Short Street is the address.
- E. The property fronts I-96, Short Street and Airline Road.
 - 1. Schultz would like to place a monument sign on Airline Road & a sign on the building. In the future he may use the frontage along the highway.
- F. Newmyer said the dumpster enclosure has to match the building.
- G. The ordinance requires a canopy over the entrance door.
- H. Schultz said he will be using vinyl windows instead of wood windows.
- I. Michelli mentioned Schultz may want to make the office larger, Schultz agreed and will provide a revised site plan with the building footprint change.
- J. **Motion** by Michelli Jr. to grant the site plan request for parcel number 61-15-123-100-0016-00.
- K. The motion is based upon specific findings by the Township Zoning Administrator relative to the factors specified in Section 42-224 of the Zoning Chapter as outlined in the Zoning Administrators enclosed document.
- L. Further conditions placed by the Township upon the site plan approval are as follows:
 - 1. 5223 Short Street as the address on all site plan approval documents.
 - 2. Zoning Administrator to approve colors of siding, stone and roof.
 - 3. Dumpster Enclosure to match building materials and color.

4. Five foot arborvitaes where trees are shown in new landscaping.
 5. Windows are to be vinyl instead of the shown wood windows.
 6. Add a 'false eave' over the main entrance door to call out the entry of the office area.
 7. Signage to meet ordinance and be approved by the Zoning Administrator.
 8. Provide a revised site plan.
- M. **Supported** by Newmyer.
1. Roll Call:
 - a. Ayes: Michelli Jr., Newmyer, Suchecki, Lee, Whitlow, & Jacobs.
 - b. Abstain: Osterhart.
 - c. Nays: None.

Unfinished Business:

07. None.

08. Public Comments: The planning commission agreed we need to review the ordinance regarding the dumpster enclosure and main entrance canopy and remove interpretation.

09. Adjournment: There being no further discussion, the meeting was adjourned at 8:00 p.m.

Respectfully Submitted,

Kyle D. Osterhart, Secretary